

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE WESTERN DISTRICT OF PENNSYLVANIA**

IN RE: : **Bankruptcy No. 19-70728-JAD**
Timothy E. Gordon and :
Wendy A. Gordon, : **Chapter 13**
Debtors :

Timothy E. Gordon and : **Docket No.**
Wendy A. Gordon, :
Movant : **Related to Docket No. 92**

v. : **Hearing Date & Time: May 12, 2021**
: **11:00 AM**

Nationstar Mortgage, LLC d/b/a :
Mr. Cooper, :
Respondent :

Ronda J. Winnecur, Esquire, :
Chapter 13 Trustee, :
Additional Respondent :

ORDER

AND NOW, on this 10th day of May, 2021, upon consideration of the
within Motion to Approve Loan Modification Agreement, it is hereby ORDERED and DECREED as
follows:

1. The Loan Modification Agreement between the Debtors and Nationstar Mortgage, LLC d/b/a Mr. Cooper is approved.
2. The terms of the modification are as follows:
 - a. The maturity date for the loan will be April 1, 2061.
 - b. The new principal balance will be Sixty-One Thousand Seven Hundred Eighty-Two Dollars and forty cents (\$61,782.40).
 - c. Any arrears and/or past due amounts have been included in the new principal balance.
 - d. The monthly payment will be Four Hundred Fifty-Nine Dollars and forty-five cents (\$459.45). The monthly payment includes the principal and interest payment in the amount of Two Hundred Sixty-Three Dollars and four cents (\$263.04). The monthly payment also includes the escrow payment of One Hundred Ninety-Six Dollars and forty-one cents (\$196.41).

- e. The interest rate will be 4.125%.
- f. This payment will be in place for four hundred eighty months (480) months.
- g. The first payment will be due May 1, 2021.

3. An amended Chapter 13 Plan shall be filed within thirty (30) days from the date of this Order incorporating the terms of the loan modification agreement.



jsf

Jeffery A. Deller
United States Bankruptcy Judge

FILED
5/10/21 10:09 am
CLERK
U.S. BANKRUPTCY
COURT - WDPA

In re:
Timothy E Gordon
Wendy A Gordon
Debtors

Case No. 19-70728-JAD
Chapter 13

District/off: 0315-7
Date Rcvd: May 10, 2021

User: dpas
Form ID: pdf900

Page 1 of 1
Total Noticed: 1

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on May 12, 2021:

Recip ID	Recipient Name and Address
db/jdb	+ Timothy E Gordon, Wendy A Gordon, 1260 Seesetown Road, Sidman, PA 15955-4714

TOTAL: 1

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).

NONE

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

NOTICE CERTIFICATION

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: May 12, 2021

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on May 10, 2021 at the address(es) listed below:

Name	Email Address
Brian Nicholas	on behalf of Creditor Nationstar Mortgage LLC d/b/a Mr. Cooper bnicholas@kmllawgroup.com
Kenneth P. Seitz	on behalf of Debtor Timothy E Gordon thedebterasers@aol.com
Kenneth P. Seitz	on behalf of Joint Debtor Wendy A Gordon thedebterasers@aol.com
Office of the United States Trustee	ustpregion03.pi.ecf@usdoj.gov
Ronda J. Winnecour	cmevf@chapter13trusteewdpa.com

TOTAL: 5